



**PLANNING BOARD
PRELIMINARY AGENDA
JULY 27, 2004**

CITY COMMISSION CHAMBERS

1:30 P.M. – Discussion of Planning Issues

- Presentation by Kommunikatz, Inc. of Phase II of the Bay Link Study
- Discuss issues relative to nightlife/residential conflicts.

3:00 P.M. – Regular Planning Board Meeting

I. Administration

- After Action report – June 22, 2004

II. Items for Continuance/Deferral/Withdrawal

1. **File No. 1659 – 82 La Gorce Circle – Mooring piles.** The applicant, Coastal Development Consultants, Inc., is requesting a Conditional Use Permit to install three mooring piles that would result in a total projection of 60 feet from the existing seawall. **(Deferral request by applicant)**
2. **File No. 1661 – 78 La Gorce Circle – Mooring piles.** The applicant, Coastal Development Consultants, Inc., is requesting a Conditional Use Permit to install three mooring piles that would result in a total projection of 60 feet from the existing seawall. **(Deferral request by applicant)**

III. Public Hearings

A. Progress Report / Revocation Hearing

1. **Revocation - File No. 1428 – Breakwater Café, 940 Ocean Drive.** Consideration by the Planning Board to revoke a Conditional Use Permit for an Outdoor Entertainment Establishment conducted from the front porch of the Breakwater Hotel.

B. Previously Continued Items

1. **File No. 1663 – 4420 No. Bay Road – Dock, mooring piles and boat lift.** The applicant, Ken Ubertino, is requesting a Conditional Use Permit

to build an extension to an existing dock and install mooring piles for a total projection of approximately 86 feet from the seawall. A 15,000 –lb. boat lift is also proposed to be installed within the total projection.

2. **File No. 1666 – Minimum and Maximum Lot Regulations in the RM-1 within the West Avenue Overlay District.** An Ordinance of the Mayor and City Commission of the City Of Miami Beach, Florida, amending the Code of the City of Miami Beach, Florida, by amending Chapter 142, "Zoning Districts and Regulations," Article III, "Overlay Districts," Division 5, "West Avenue Bay Front Overlay," Section 142-842, "Location and Purpose," and Section 142-843, "Compliance with Regulations," to Include Minimum and Maximum Developable Lot Regulations within the underlying RM-1 Residential Multi-Family Low Intensity Zoning District of the subject Overlay Area; Providing for Codification; Repealer; Severability; and an Effective Date.
3. **File No. 1673 – 1691 Michigan Avenue.** The applicant, Lucky Strike Miami, LLC is requesting a Conditional Use Permit for a Neighborhood Impact Establishment consisting of an upscale restaurant, lounge, bar and bowling alley.

C. New Applications

1. **File No. 1678 – 446 Collins Avenue – Parking lot.** The applicant, Paramount Parking, Inc. is requesting a Conditional Use Permit for an existing self-parking, under-utilized parking lot to operate on Thursdays and Fridays from 6:00 p.m. to 4:00 a.m., and Saturdays, Sundays and holidays from 8:00 a.m. to 4:00 a.m.
2. **File No. 1679 – 824 Alton Road – Parking lot.** The applicant, VIP's Parking Systems, Inc. is requesting a Conditional Use Permit to operate an existing temporary parking lot on a 24-hour basis.
3. **File No. 1680 – 721 Alton Road – Parking lot.** The applicant, VIP's Parking Systems, Inc. is requesting a Conditional Use Permit to operate an existing temporary parking lot on a 24-hour basis and a two-year extension of time, which according to City Code shall be approved by the Planning Board.

IV. Meetings Reminder / New Business

*** Next Month's Regular Meeting: TUESDAY, August 24, 2004 at 1:30 p.m. for discussion of Planning issues and 3:00 for the regular agenda, unless otherwise changed in consultation with the Chairperson depending on the length of the agenda. Please mark your calendars and inform staff if you have a schedule conflict.

V. Adjournment

Planning Board members: Remember to save the plans and backup materials from items that were continued or deferred; the Planning Department does not have any additional copies.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, PERSONS NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE BOARD'S ADMINISTRATOR NO LATER THAN FOUR DAYS PRIOR TO THE PROCEEDING. TELEPHONE (305) 673-7550 FOR ASSISTANCE; IF HEARING IMPAIRED, TELEPHONE THE FLORIDA RELAY SERVICE NUMBERS, (800) 955-8771 (TDD) *-OR (800) 955-8770 (VOICE), FOR ASSISTANCE.

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